

**PUBLIC HEARING AGENDA
PLANNING COMMISSION
City of Vernonia 1001 Bridge Street, Vernonia OR 97064
February 19, 2009 – 7:00 pm**

Open Public Hearing PA 09-01; Zoning Code #711 Legislative Amendments related to Conditional Use Review Criteria, Home Occupation provisions, Fence height limits and Setback Exceptions for flood-related stairways and porches

Proposed Action: This public hearing is Regarding File # PA09-01 Code Amendments to consider improved procedures for Home Occupation Permits, Section 3.060; establishing review criteria for Conditional Use Permits, Section 6.010; modifying Exceptions to Setback Requirements for flood-related improvements, Section 5.020; and clarifying fence height limits, Section 4.040 of the Vernonia Zoning Ordinance No. 711. The amendments must be made in compliance with Article IX Amendments.

Planning Commission Declare Abstentions, Conflicts, Exparte Contacts

Staff Report

Public Comment in Favor:

Public Comment in Opposition:

Public Comment Neutral:

Staff Reply to Public Comments and Public Questions

Public Hearing Closed